

**THE HONOURABLE  
SOCIETY OF LINCOLN'S INN**

**47072400 - Kitchen Refurbishment**

**Planning Design Statement**

*A.PARKES*

*20 JULY 2015*

# *INTRODUCTION*

01

The Honourable Society of Lincoln's Inn seek to refurbish and improve existing kitchen and catering facilities which are currently inadequate for the needs of the Inn. There is also a need to provide expansion space for the existing library alongside new advocacy training and educational facilities to enhance the function of the Inn. In providing these new facilities, the existing Under Treasurer's residence will need be relocated to another part of the Inn.

To achieve the above proposals, planning and listed building consent are sought for five separate applications proposed at Lincoln's Inn:

- Application 1 – Old Hall Kitchen Refurbishment (Submitted to LB Camden Ref 2015/2413/P & 2015/2517/L)
- Application 2 – Great Hall Refurbishment Works (including Old Hall Temporary Kitchen Works)
- Application 3 – East Terrace Development (Excavation to create a two storey basement containing a lecture theatre, advocacy rooms and study areas)
- Application 4 – Library Extension (including demolition of Under Treasurer's House)
- Application 5 – 15 New Square (Change of use from Office B1 to Residential C3)

This Statement has been prepared as part of application 2.

*THE GREAT HALL*

02

## The following text summarises the Civil & Structural Engineering requirements to upgrade the existing catering facilities in the Great Hall kitchen and library areas, and improve guest facilities and Entrances.

The existing Great Hall building is Grade II\* Listed and was constructed in the 1840's of vaulted masonry construction with small sections of historic timber floor at high level in the Minstrel Gallery and the roof. Basement level, with its vaulted soffits, currently extends beneath the South Terrace area but is generally limited to the building envelope elsewhere. Ground Floor consists of a combination of vaulted masonry with cast iron support beams at the arch springs (in areas of original construction) and some newer timber and steel floors under recent refurbishments – particularly for the floor of the Member's Common Room (MCR) at a raised mezzanine level.

The structural works are required at three levels, the Basement, Ground Floor level and Great Hall level (First Floor).

The structural works, although intrusive by nature, will be designed to limit modification to historic building fabric where possible - with the majority of the refurbishment being coordinated to affect much newer forms of timber or concrete construction around the building, as described below.

The listed building fabric is altered predominantly in forming new door openings, whereby new precast concrete lintels will be specified to limit deflections and mitigate defect to the historic fabric of the wall above. These lintels can be inserted into the wall, from both sides sequentially, before breaking through the wall to form the opening which will reduce the requirement for temporary needles through the walls and significant back-propping.

### Basement (Kitchen Area)

To upgrade the existing kitchen areas there will be some structural replacement of the ground bearing concrete floors to the vaults below the south terrace to install a waterproof membrane and protect the buried areas against water ingress, thus improving the habitable space and condition of the basement.

New lifts between Basement and First Floor will require new lift pits to be formed within the ground with possible underpinning of the vaulted masonry walls - subject to formation depths encountered when on site.

New shallow drainage installations will be required within kitchen area connecting into the existing underground drainage network where appropriate, and condition permitting. New drainage routes will entail the existing concrete slabs to be cut away locally and repaired.

To improve circulation around the basement, the Architect is proposing to form new door openings through the structure in local areas, particularly at the break-through between the existing building and the East Terrace basement development. This will be provided by installing new permanent precast concrete lintels, or equivalent steel lintels, within the wall upon completion of temporary support installations to form the opening.

### Ground Floor

To provide new links to the East Terrace Development, there is also the requirement to form two new openings through structural walls in south east lobby, formed using concrete lintels. For the works to the lobby, small localized sections of slab are required to infill an existing void through the Ground Floor, this will be done using slim metal deck with concrete topping supported off angles fixed to the existing concrete. A new void for the MCR lift is required, but this is contained to fall within an area of an existing staircase void to mitigate structural intrusion, thus limiting works to infill slab surrounding the lift shaft.

A new opening in the ground floor will be required for extending the existing vestibule lift into the basement. This is to be trimmed out using new structural steelwork to strengthen the existing floor, where appropriate.

### First Floor (Great Hall level)

As part of the Ground Floor lobby Entrance works, a new access staircase is required to provide links to the First Floor. This requires a new structural opening through the existing reinforced concrete slab (part of an unoriginal refurbishment) to enable a new staircase /lift shaft between first and ground at south elevation.

The proposed way to do this is to cut through existing reinforced concrete floor slab, checking the adequacy of the inherent reinforcement within the slab to suit the required layout.

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